

069.0

0005

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

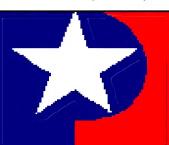
Total Card / 1,440,100 / 1,440,100

USE VALUE:

1,440,100 / 1,440,100

ASSESSED:

1,440,100 / 1,440,100


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
8		MYSTIC BANK, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: SABBIA LORNA R	
Owner 2:	
Owner 3:	

Street 1: 8 MYSTIC BANK

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: N

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: MASS ANDREW J/TRUSTEE -

Owner 2: EIGHT MYSTIC BANK TRUST -

Street 1: 8 MYSTIC BANK

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 6,056 Sq. Ft. of land mainly classified as One Family with a Contemporary Building built about 2001, having primarily Wood Shingle Exterior and 2653 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 9	- Contemporary			Full Bath: 3	Rating: Very Good			OF=EXTRA SINK.											
Sty Ht: 2H	- 2 & 1/2 Sty			A Bath:	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:														
Foundation: 1	- Concrete			A 3QBth:	Rating:														
Frame: 1	- Wood			1/2 Bath: 1	Rating: Very Good														
Prime Wall: 1	- Wood Shingle			A HBth:	Rating:														
Sec Wall:				OthrFix:	Rating:														
Roof Struct: 1	- Gable			OTHER FEATURES															
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Very Good														
Color: tan				A Kits:	Rating:														
View / Desir:				Fpl: 1	Rating: Very Good														
GENERAL INFORMATION				WSFlue:	Rating:														
Grade: B+ - Good (+)				CONDOS INFORMATION															
Year Blt: 2001	Eff Yr Blt:			Location:															
Alt LUC:				Total Units:															
Jurisdct: G10	Fact: .			Floor:															
Const Mod:				% Own:															
Lump Sum Adj:				Name:															
INTERIOR INFORMATION				DEPRECIATION															
Avg Ht/FL: STD	Phys Cond: VG - Very Good 1.6 %			Functional:															
Prim Int Wall: 2	- Plaster			Economic:															
Sec Int Wall:				Special:															
Partition: A	- Typical			Override:															
Prim Floors: 3	- Hardwood			Total:	1.6 %														
Sec Floors:																			
Bsmnt Flr: 12	- Concrete			CALC SUMMARY															
Subfloor:				Basic \$ / SQ: 125.00															
Bsmnt Gar:				Size Adj.: 1.14203370															
Electric: 2	- Good			Const Adj.: 1.04978991															
Insulation: 2	- Typical			Adj \$ / SQ: 149.862															
Int vs Ext: S				Other Features: 139961															
Heat Fuel: 1	- Oil			Grade Factor: 1.46															
Heat Type: 5	- Steam			NBHD Inf: 1.00000000															
# Heat Sys: 1				NBHD Mod:															
% Heated: 100				LUC Factor: 1.00															
Solar HW: NO				Adj Total: 820833															
% Com Wall				Depreciation: 13133															
				Depreciated Total: 807700															
MOBILE HOME				Make:				Model:				Serial #:				Year:			
SPEC FEATURES/YARD ITEMS				PARCEL ID 069.0-0005-0002.0															
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value	
19	Patio	D	Y	1	10x13	A	AV	2001	5.13	T	14.4	101			600			600	
More: N	Total Yard Items:	600			Total Special Features:							Total:	600						